Planning and Zoning Commission
Agenda Item
Data Sheet

Meeting Date: June 8, 2026

Topic:
Conduct a public hearing and consideration to approve **Zoning Case CUP26-02**: Request by A K Texas Venture Capital, L.P. to consider a Conditional Use Permit within the General Retail (GR) zoning district to allow for the land use of "Automotive Repair and Service, Major" on Lot 1 of Shops at Tomball Parkway, one lot containing approximately 1.96 acres of land, located north of the northeast intersection of Texas 249 Access Road and Medical Complex Drive. The applicant is requesting to allow for the property to be developed with a specialized transmission repair shop.

Background:
The subject property has been within the City of Tomball's SF-6 zoning district since the adoption of zoning in February 2008 and is currently undeveloped. The applicant desires to build and operate an A+ Transmission Shop. This application for a CUP is the product of the properties current zoning district (General Retail) which only allows the land use of "Automotive Repair and Service, Major" with the approval of a CUP by City Council.

Origination: A K Texas Venture Capital, L.P.

Recommendation:

See Analysis in the Staff Report.

Party(ies) responsible for placing this item on agenda: Benjamin Lashley (Assistant City Planner)

FUNDING (IF APPLICABLE)

Are funds specifically designated in the current budget for the full amount required for this purpose?

Yes: _____ No: _____ If yes, specify Account Number: #_____

If no, funds will be transferred from account: #_____ To Account: #

Signed: _____ **Approved by:** _____
Staff Member Date City Manager Date